

JAMES E. WILLIAMS, ET UX,
GRANTORS

TO

WARRANTY DEED

RANDALL B. ALFORD, ET UX
GRANTEES

FOR AND IN CONSIDERATION of the sum of Ten Dollars (\$10.00) cash in hand paid, and other good, legal, sufficient and valuable considerations, the receipt of all of which is hereby acknowledged, we, JAMES E. WILLIAMS and wife, JOANNA F. WILLIAMS, do hereby sell, convey and warrant unto RANDALL B. ALFORD and wife, MAXINE K. ALFORD, the following described land and property situated in the County of DeSoto, State of Mississippi, being more particularly described as follows, to-wit:

Part of the southwest quarter of Section 16, Township 1 South, Range 8 West, DeSoto County, Mississippi, and more particularly described as follows:

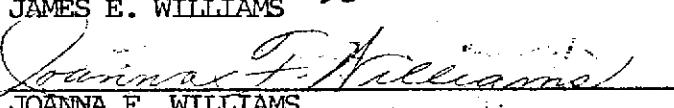
Commencing at a point commonly accepted as the southwest corner of said quarter section, thence run North 89°54'57" East a distance of 1348.12 feet along the south line of said quarter section to a point; thence run North 00°46'32" West a distance of 37.61 feet to a point on the north right-of-way line of State Line Road, said point being the southeast corner of the Benjamin property and 40.00 feet north of the centerline of State Line Road; thence continue North 00°46'32" West a distance of 564.00 feet along the east line of said Benjamin property to the Point of Beginning; thence continue North 00°46'32" West a distance of 301.88 feet along said Benjamin east line to a point; thence run South 69°00'58" East a distance of 396.83 feet to a point; thence run South 89°18'14" East a distance of 166.37 feet to a point; thence run South 19°18'14" East a distance of 143.51 feet to a point; thence run South 87°48'05" West a distance of 580.64 feet to the Point of Beginning and containing 2.50 acres, more or less, and as shown on Plat of Survey by Danny S. Rutherford, P.E. dated April 5, 1982. Bearings are based on true north as determined by solar observation.

There is expressly excepted from the warranty of this deed the 1982 tax liens and assessments which attached by operation of law on January 1, 1982, but which taxes are not due and payable until on or after January 1, 1983; any encroachments or matters which an accurate and current survey of said real property might disclose; any road and/or utility easements and/or right-of-ways lying in, on, over or across said real property; any zoning and/or subdivision and/or building regulations, restrictions, ordinances and/or covenants of DeSoto County, Mississippi.

The 1982 taxes shall be prorated by and between the Grantors and Grantees herein as of the date of this deed. Possession shall be delivered with this deed.

WITNESS the signature of the Grantors on this the 19 day of May, 1982.


JAMES E. WILLIAMS

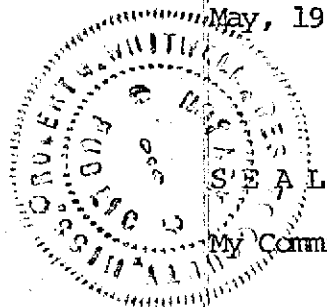

JOANNA F. WILLIAMS

STATE OF MISSISSIPPI
COUNTY OF DESOTO

PERSONALLY appeared before me, the undersigned authority in and for county

and state aforesaid the within named JAMES E. WILLIAMS and wife, JOANNA F. WILLIAMS, who did acknowledge to me that they signed and delivered the above and foregoing Warranty Deed on the day and year therein mentioned as their free and voluntary act and deed for the purposes therein expressed.

Given under my hand and official seal of office on this the 19th day of May, 1982.



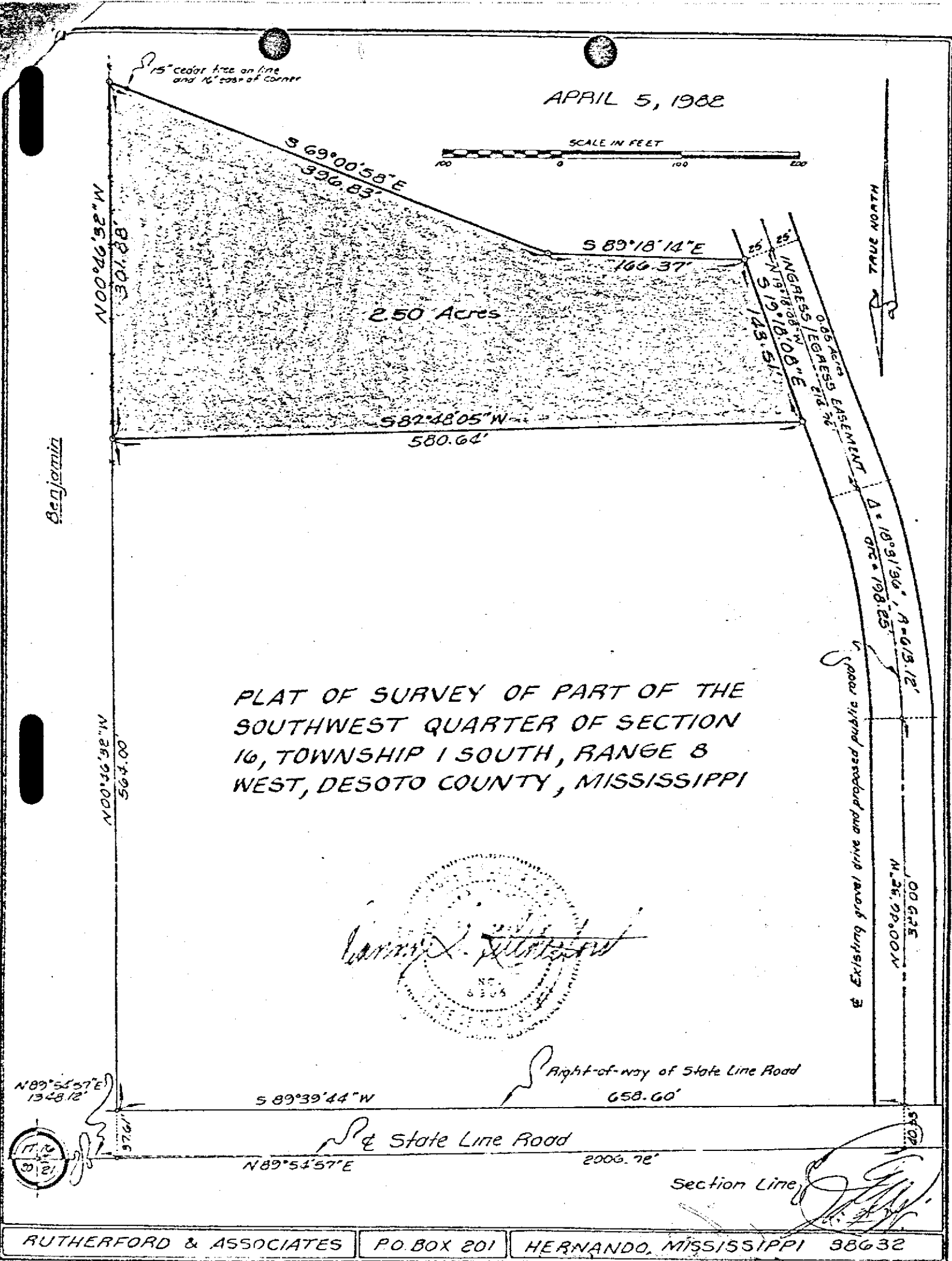
Robert J. Williams
NOTARY PUBLIC

My Commission Expires: October 28, 1985

Grantors Address: 3498 Castlemann, Memphis, Tenn 38118

Grantees Address: 8704 Woodbine Place, Southaven, Miss. 38671

Pres Prop. Address: 3636 State Line Rd, Southaven, Miss. 38671



STATE OF MISSISSIPPI, DESOTO COUNTY

I certify that the within instrument was filed for record at 2 o'clock 15 minutes PM 24 day of May 1988, and that the same has been recorded in Book 159 Page 87 records of WARRANTY DEEDS of said County.

Witness my hand and seal this the 25 day of May 1988.

Fee 4.50 pd.

H. H. Starnes Clerk